

ROW005A

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4-9-99 ds

James H. Murphy, et ux

Peggy N. Murphy

033-0-00-W

BK 036 | PG 0160

STATE MS.-DESO TO CO.
FILED

Do not record above this line

OCT 13 3 10 PM '99

WARRANTY DEED

BK 361 PG 160
W.E. DAVIS CH. CLK.]

THE STATE OF MISSISSIPPI

County of DeSoto

For and in consideration of Ten thousand six hundred
Dollars and No 100 Dollars (\$ 10,600.⁰⁰)

the receipt and sufficiency of which is hereby acknowledged, I/or we,
the undersigned, hereby grant, bargain, sell, convey and warrant unto
the Mississippi Transportation Commission the following described
land:

INDEXING INSTRUCTIONS: LOT 24, GREEN T LAKE SUBDIVISION,
SECTION B AS RECORDED IN PLAT BOOK
16, PAGES 29-32, CHANCERY CLERK'S
OFFICE OF DESOTO COUNTY, MS
SECTION 6, TOWNSHIP 3 SOUTH, RANGE
7 WEST

PARCEL NO. 1

Begin at the point of intersection of the Northern line of
grantors property with the present Northeastern
right-of-way line of Interstate Highway No.55 as shown on
the plans for State Project No. 94-0029-02-007-10
(102552/001000); from said point of beginning run thence
North 85° 43' 48" East, along said grantors Northern
property line a distance of 28.041 meters (91.998 feet);
thence run South 11° 19' 44" East, a distance of 17.845
meters (58.546 feet) to a point that is 25.000 meters
(82.021 feet) Southeasterly of and perpendicular to the
centerline of survey of Ramp "D" at station 1+063 as shown
on the plans for said project; thence run South 15° 44' 10"
East, a distance of 73.383 meters (240.758 feet) to the
Southern line of grantors property; thence run South 85°
46' 54" West, along said grantors Southern property line a
distance of 21.548 meters (70.695 feet) to the present

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Northeastern right-of-way line of Interstate Highway No.55 as shown on the plans for said project; thence run North $18^{\circ} 49' 46''$ West, along said present Northeastern right-of-way line, a distance of 92.582 meters (303.747 feet) to the point of beginning, containing 0.217 hectares (0.536 acres), more or less, and being situated in and a part of Lot 24, Green T Lake Subdivision, Section B, as recorded in Plat Book 16, Pages 29-32, Chancery Clerk's Office of Desoto County, Mississippi, Section 6, Township 3 South, Range 7 West.

PARCEL NO. 2

Begin at a point that is 25.000 meters (82.021 feet) Northeasterly of and perpendicular to the centerline of survey of Ramp "D" at Highway Survey Station 1+063 as shown on the plans for State Project No. 94-0029-02-007-10 (102552/001000); from said point of beginning run thence North $11^{\circ} 19' 44''$ West, a distance of 17.845 meters (58.546 feet) to the Northern line of grantors property; thence run North $85^{\circ} 43' 48''$ East along said Northern property line a distance of 54.306 meters (178.169 feet); thence run South $11^{\circ} 19' 44''$ East, a distance of 7.803 meters (25.600 feet) to a point that is 79.000 meters (259.186 feet) Northeasterly of and perpendicular to the centerline of survey of said Ramp "D" at station 1+063; thence run South $75^{\circ} 05' 41''$ West, a distance of 54.000 meters (177.165 feet) to the point of beginning, containing 0.069 hectares (0.171 acres), more or less, and being situated in and a part of Lot 24, Green T Lake Subdivision, Section B, as recorded in Plat Book 16, Pages 29-32, Chancery Clerk's Office of Desoto County, Mississippi, Section 6, Township 3 South, Range 7 West.

Parcels No. 1 and 2 contain an aggregate of 0.286 hectares (0.707 acres), more or less.

Together with any and all abutters rights of access, if any, in, to, over, on and across the lands described in Parcel No.1 above.

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The grantor herein further warrants that the above described property ^{is not} ~~is~~ part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim whatsoever.

The grantors herein agree to pay all real property taxes assessed against the above described property for the current year.

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It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness on signatures the 15th Day of

September, A.D., 19 99.

James T. Carter - Witness

James H. Murphy
Peggy N. Murphy

Grantee, Prepared by and return to:

Miss. Department of Transportation

Right of Way Division

P. O. Box 1850

Jackson, Mississippi 39215-1850

Phone Number: (601) 359-7559

Acct. No. 94-0029-02-007-10

(102552/001000)

046310/121

Grantor Address:

James H. Murphy

291 Green T Blvd. West

Hernando, MS 38632

Phone Number: 662-429-5108

Business No. NA

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In the case of proof of execution of the instrument made by a
subscribing witness:

STATE OF MISSISSIPPI

County of Desoto

Personally appeared before me, the undersigned authority, James T. Carter, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposeth and saith that he saw the within named James H. Murphy and Peggy N. Murphy, whose names are subscribed hereto, sign and deliver the same to the said Mississippi Transportation Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said James H. Murphy and Peggy N. Murphy on the day and year therein mentioned.

James T. Carter
Affiant

Sworn to and subscribed before me this the 17th day of Sept., A.D., 19 89.

Wanda B. Clay
Notary Title

(PLACE SEAL HERE)

My Commission Expires August 10, 2001

My commission expires _____

